

# LAKEside at CANYON PARK SHOPPING CENTER

OWNED AND OPERATED BY



**DONAHUE  
SCHRIBER**



**24040 BOTHELL EVERETT HWY | BOTHELL, WA 98021**

## PROPERTY INFORMATION

- |  |   |
|--|---|
| <ul style="list-style-type: none"><li>• Anchored by Safeway. Join new tenants: Brooks Running, Banfield, Woods Coffee and Jersey Mikes</li></ul>                   | <ul style="list-style-type: none"><li>• Signalized entrance on SR-527</li></ul> |
| <ul style="list-style-type: none"><li>• On one of Bothell's major north-south arterials connecting Bothell's residential neighborhoods to Interstate 405</li></ul> | <ul style="list-style-type: none"><li>• Back-lit monument signs</li></ul>       |
| <ul style="list-style-type: none"><li>• Highly visible from Bothell Everett Hwy</li></ul>  | <ul style="list-style-type: none"><li>• Pad sites available</li></ul>           |



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# PROPERTY SUMMARY

2018 DEMOGRAPHICS	1 Mile	3 Mile	5 Mile
Population	11,818	103,114	281,702
Daytime Population	2,550	33,641	104,048
Avg HH Income	\$127,192	\$128,212	\$120,801

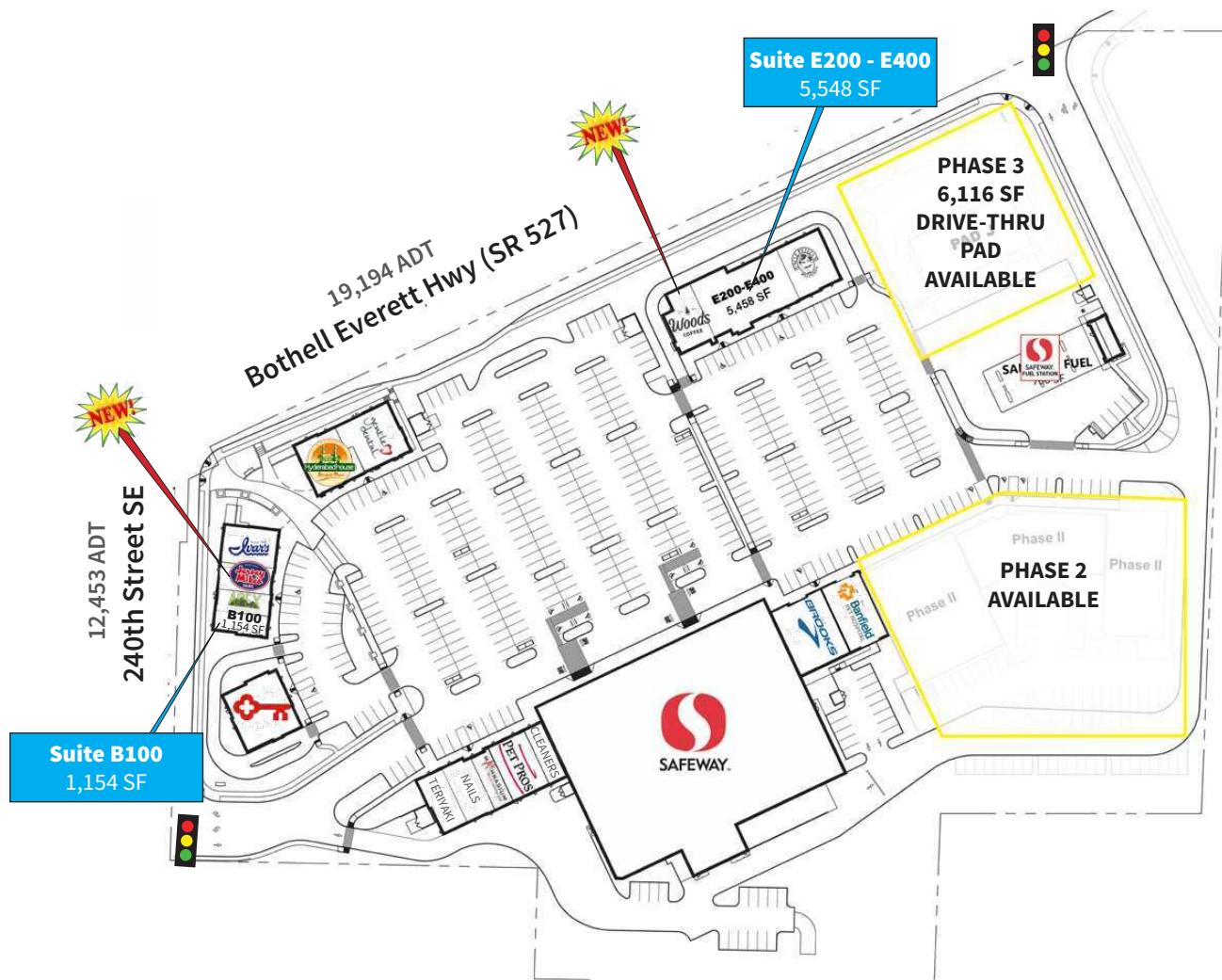
PROPERTY INFORMATION	
Total GLA	90,899 SF
Available Retail Spaces	1,154 - 5,548 SF



## JOIN NEW TEANANTS!!! BROOKS SHOES, BANFIELD PET HOSPITAL, JERSEY MIKE'S & WOODS COFFEE



SUITE	TENANT	SQ. FT
80	Safeway	50,474
81	Safeway Fuel	700
A100	Ultra Custom Cleaners	1,203
A200 - A300	Pet Pros	2,486
A400	Mathnasium	1,470
A500	Fabulous Nails	1,513
A600	Teriyaki & Pho	1,418
<b>B100</b>	<b>AVAILABLE</b>	<b>1,154</b>
<b>B200</b>	<b>AVAILABLE</b>	<b>1,171</b>
B300 <b>NEW!</b>	Jersey Mikes Subs	1,124
B400	Ivar's Seafood Bar	2,020
C100	Key Bank	3,749
D100	Gentle Dental	3,273
D300 - D400	Hyderabad House	2,357
E100	Uncle Peteza's Pizzeria	2,403
<b>E-200 - E300 - E400</b>	<b>AVAILABLE</b>	<b>5,548</b>
E500 <b>NEW!</b>	Woods Coffee	1,964
F100 <b>NEW!</b>	Banfield Pet Hospital	2,926
F300 <b>NEW!</b>	Brooks Running Shoes	3,785

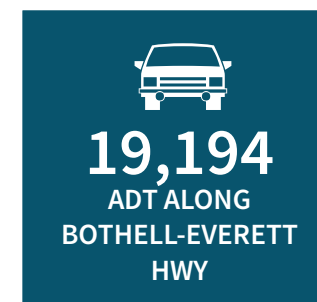
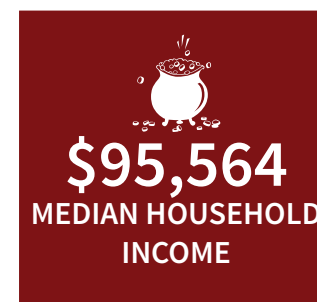


# DEMOGRAPHICS

	1 Mile	3 Mile	5 Mile
<b>POPULATION</b>			
2018 Estimated Population	11,818	103,114	281,702
2022 Projected Population	12,944	113,003	308,373
2010 Census Population	10,833	87,733	243,961
Projected Annual Growth 2017 to 2022	1.9%	1.9%	1.9%
Historical Annual Growth 2000 to 2017	1.2%	2.2%	1.5%
2018 Median Age	40.9	38.3	38
<b>HOUSEHOLDS</b>			
2018 Estimated Households	4,523	39,166	107,861
2023 Projected Households	4,839	41,909	115,424
2010 Census Households	4,263	33,999	95,564
Projected Annual Growth 2018 to 2023	1.4%	1.4%	1.4%
Historical Annual Growth 2000 to 2018	1.1%	2.1%	1.5%
<b>RACE AND ETHNICITY</b>			
2018 Estimated White	77.7%	73.6%	70.8%
2018 Estimated Black or African American	2.0%	2.5%	3.6%
2018 Estimated Asian or Pacific Islander	12.5%	15.8%	16.4%
2018 Estimated American Indian or Native Alaskan	0.6%	0.6%	0.6%
2018 Estimated Other Races	7.2%	7.7%	8.5%
2018 Estimated Hispanic	6.5%	7.7%	8.7%
<b>INCOME</b>			
2018 Estimated Average Household Income	\$127,193	\$128,212	\$120,801
2018 Estimated Median Household Income	\$103,415	\$105,482	\$98,220
2018 Estimated Per Capita Income	\$48,767	\$48,764	\$46,331
<b>BUSINESS</b>			
2018 Estimated Total Businesses	372	3,093	10,767
2018 Estimated Total Employees	2,550	33,641	104,048
2018 Estimated Employee Population per Business	6.9	10.9	9.7
2018 Estimated Residential Population per Business	31.8	33.3	26.2

90,899 square foot Lakeside at Canyon Park is located on the heavily trafficked Bothell-Everett Highway (SR-527), one of the city's major north-south arterials connecting Bothell's residential neighborhoods to Interstate 405, 1-mile to the north, and downtown Bothell, 1.5-miles to the south.

The shopping center is highly visible to the more than 31,000 vehicles (2010 count) that pass the center on SR-527 every day and is easily accessed via a signalized entrance on SR-527 as well as an entrance on 240th Street SE. The Property also features three back-lit monument signs providing exposure for the center's retailers.



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# MAJOR BOTHELL COMPANIES

COMPANY	SECTOR
Allstate	Insurance
AT&T	Telecommunications
Boeing	Aerospace & Defense
Cardia Science Corp	Health Care Products Manufacturing
CMC Biologics	Biotech & Pharmaceuticals
EagleView	Computer Hardware & Software
FUJIFILM	Health Care Products Manufacturing
Google	Internet
Leviton	Electrical & Electronic Manufacturing
Molina Healthcare	Health Care Services & Hospitals
Panasonic Avionics Corp	Aerospace & Defense
Phillips	Health Care Services & Hospitals
Seattle Genetics	Biotech & Pharmaceuticals
T-Mobile	Telecommunications
UW Bothell	Colleges & Universities
Vertafore	Computer Hardware & Software





